

SUITE 87B

The Walker



THE SUITE

More character per square foot than suites twice its size.

Original steel windows, exposed brick, and a focus room tucked inside a historic elevator shaft. Suite 87B is one of the more intimate spaces on the block — and one of the most distinctive.

Two phone booths, two storage rooms, and the option to connect to a neighboring suite when your team is ready to level up.

ORIGINAL HOME OF

Walker & Tipton Co.

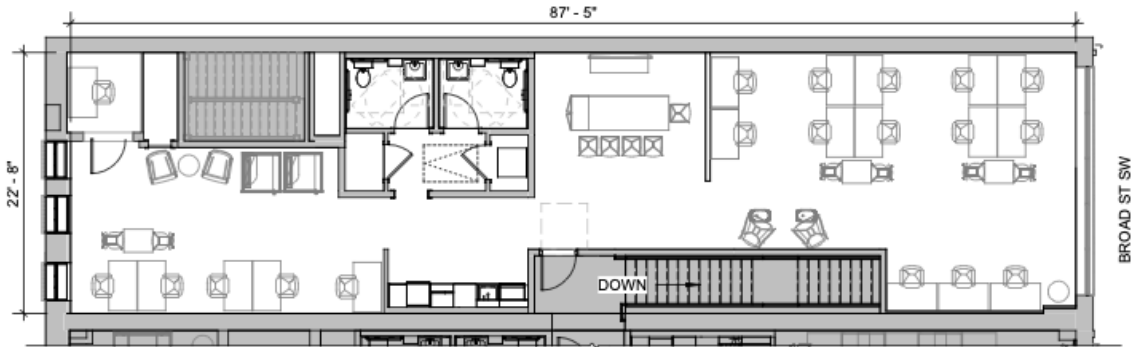
Specialty Food Wholesale/Retail

This building housed Walker & Tipton Co., "fancy" grocers who supplied Atlanta's finest tables with imported goods and specialty food products at the height of the city's early commercial boom.

FACT SHEET

SQUARE FEET	1,677
DESKS	18
MONTHLY	\$8,385
PHONE BOOTHS	2
FOCUS ROOMS	1
STORAGE	2

FLOOR PLAN · NOT TO SCALE



SUITE 89B

The Holmes



THE SUITE

The closest thing to a headquarters suite on the block.

A glass-walled conference room, a private office that doubles as a huddle space, and a social area your team will actually use. Four phone booths, two storage closets, and a focus room built into the original elevator shaft.

Connects to either 87B or 93B if you keep growing — but most teams who walk through stop looking after these doors.

ORIGINAL HOME OF

Nick Holmes

Boot & Shoe Making

Nick Holmes ran a boot and shoe shop starting in the 1870s, becoming one of the most respected and successful Black business owners on Broad Street, and eventually turning his Broad Street storefront over to his roommate, Benjamin Townsley. The Atlanta Daily World cited him as a neighborhood landmark three decades after he closed up shop.

FACT SHEET

SQUARE FEET **3,471**

DESKS **37**

MONTHLY **\$17,355**

CONFERENCE ROOMS **1**

PHONE BOOTHS **4**

PRIVATE OFFICES **1**

FLOOR PLAN · NOT TO SCALE



SUITE 93B

The DeWald



THE SUITE

Some offices have natural light. This one has **a lot** of it.

Three walls of exterior windows plus the historic light well running through the center of the building. A large private conference room, two phone booths, and a floor plan that breathes. Connects to 89B or 97B when it's time to expand.

ORIGINAL HOME OF

DeWald & Co.

Grocery / General Provisions

George A. DeWald operated a grocery business here in the early 1900s, and two of his business ledgers from that era still survive, its entries listing numerous other Broad Street businesses and showing a merchant deeply woven into the commerce of South Downtown long before the neighborhood had a catchy name for it.

FACT SHEET

SQUARE FEET

2,093

DESKS

21

MONTHLY

\$10,465

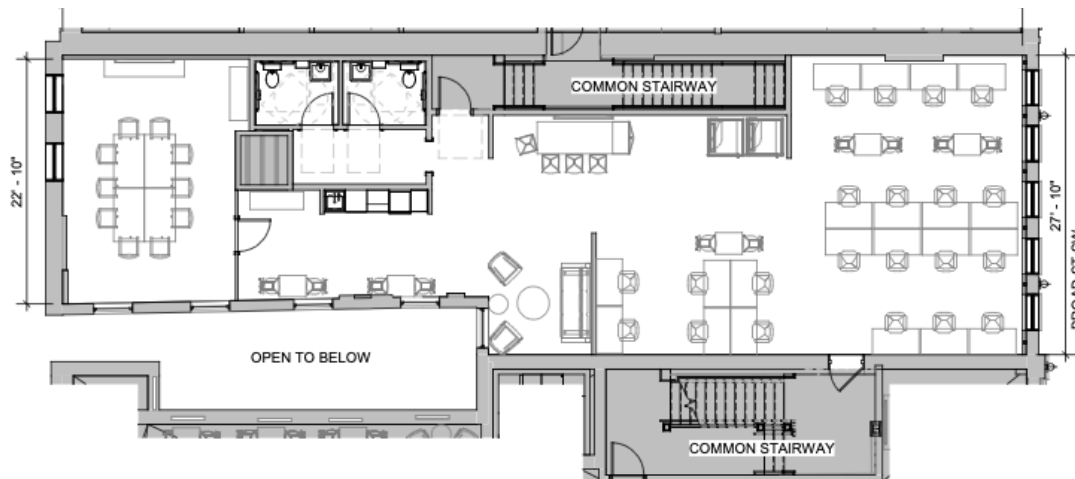
CONFERENCE ROOMS

1

PHONE BOOTHS

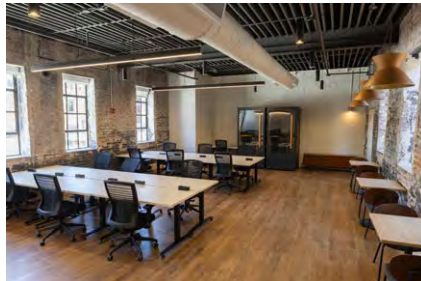
2

FLOOR PLAN · NOT TO SCALE



SUITE 97B

The Wilder I



THE SUITE

Bright, airy, and full of historic details that age well.

Three walls of windows, a view into the original light well, and a focus room flooded with natural light. A kitchenette tucked into an antique elevator shaft, a huddle room for serious conversations, and two phone booths for the enthusiastic sales calls.

Stack with 97C directly above or pair with 93B on the same floor; either way there's plenty of room to grow

ORIGINAL HOME OF

D. R. Wilder

Steam Candy Manufacturing

David Wilder ran a steam-powered candy manufacturing operation here in the 1890s, using then-cutting-edge industrial technology to produce candy at a scale and consistency no one else in the South could match

FACT SHEET

SQUARE FEET

2,003

DESKS

27

MONTHLY

\$10,015

PHONE BOOTHS

2

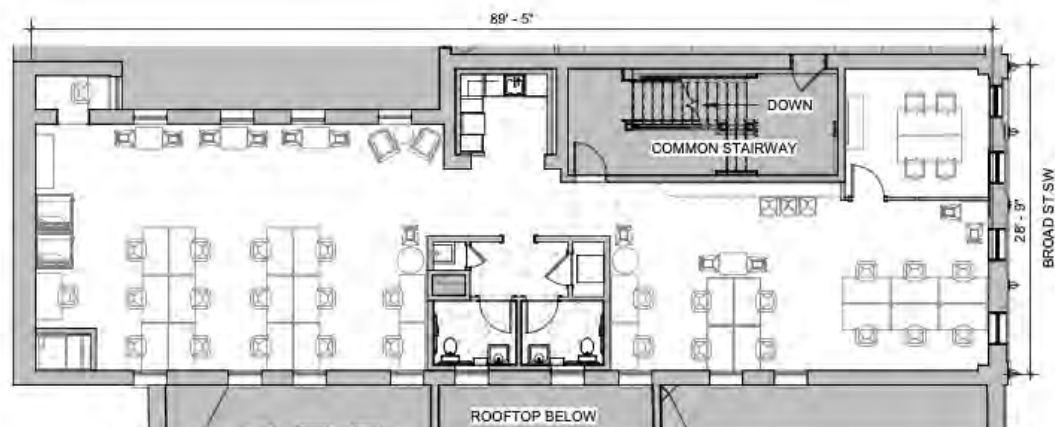
PRIVATE OFFICES

1

FOCUS ROOMS

1

FLOOR PLAN · NOT TO SCALE



SUITE 97C

The Wilder II



THE SUITE

Same suite as 97B — one floor up, a little more sky.

Three walls of windows, a view into the original light well, and a windowed focus room that catches the natural light. Plus a kitchenette in an antique elevator shaft, a huddle room, and two phone booths.

The top half of a two-floor footprint with 97B, or simply the top floor of one of Atlanta's best blocks.

ORIGINAL HOME OF

D. R. Wilder

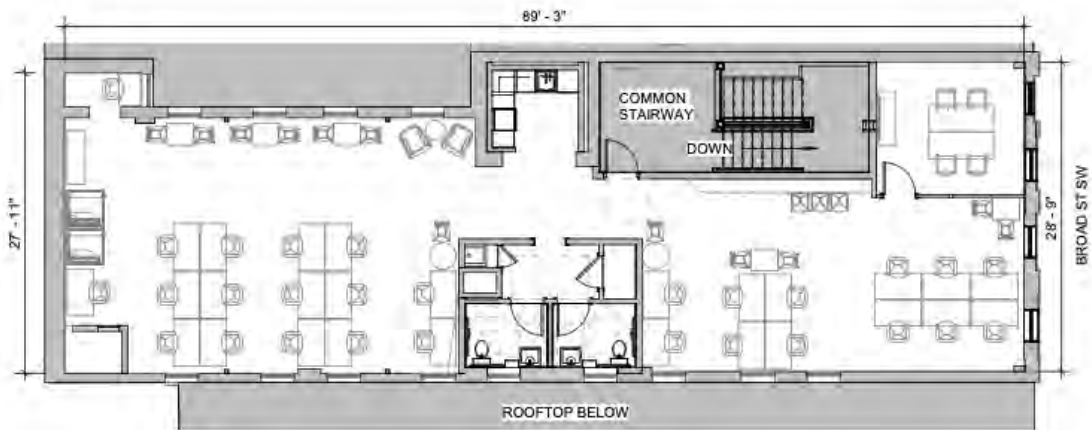
Steam Candy Manufacturing

David Wilder ran a steam-powered candy manufacturing operation here in the 1890s, using then-cutting-edge industrial technology to produce candy at a scale and consistency no one else in the South could match.

FACT SHEET

SQUARE FEET	2,065
DESKS	27
MONTHLY	\$10,325
PHONE BOOTHS	2
PRIVATE OFFICES	1
FOCUS ROOMS	1

FLOOR PLAN · NOT TO SCALE



111 BROAD STREET

The Rose



THE SUITE

A historic mural on the wall, and a front door on Broad Street.

The only suite with a retail-facing entrance, private outdoor egress, and full shower facilities. Plus a skylight, a huge conference room, huddle and social spaces, three phone booths, and two storage closets.

Built for a founder and fast-growing team that wants to be in the middle of everything happening in South Downtown.

ORIGINAL HOME OF

R. M. Rose Co.

Whiskey Distillery / Wholesale Liquor

R.M. Rose Co. operated one of the most storied whiskey businesses in the South from this address, earning a Bottled-in-Bond distinction and, according to family legend, originating what would become Four Roses Bourbon before Georgia went dry and forced the whole operation onto a train to Tennessee.

FACT SHEET

SQUARE FEET **3,842**

DESKS **22**

MONTHLY **\$19,210**

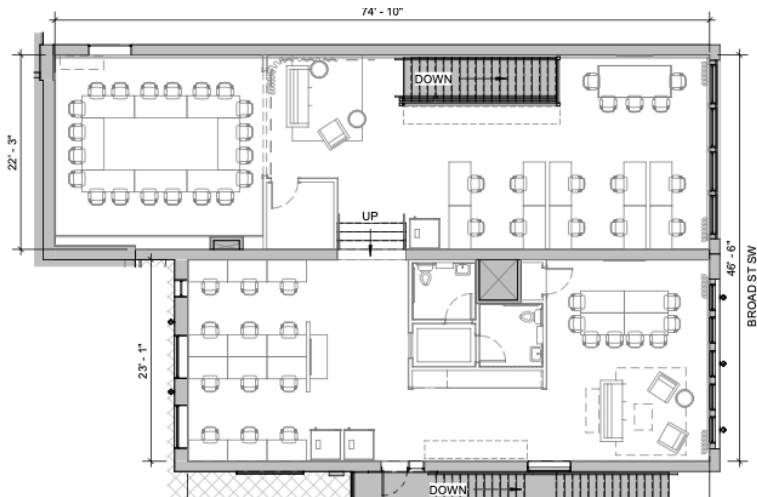
CONFERENCE ROOMS **1**

PHONE BOOTHS **3**

PRIVATE OFFICES **1**

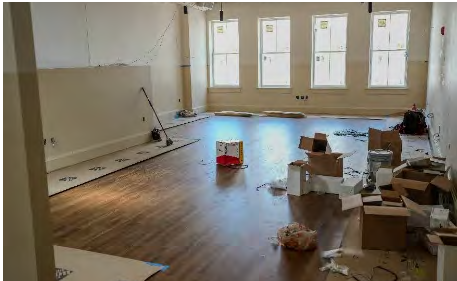
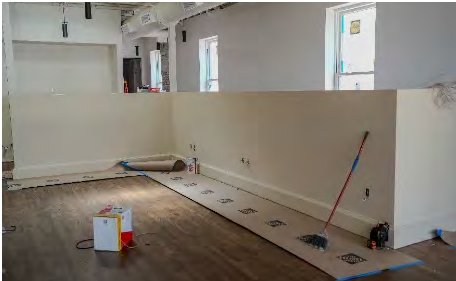
STORAGE **2**

FLOOR PLAN · NOT TO SCALE



SUITE 90

The Rogers



THE SUITE

Its own stairwell, its own entrance, its own building — almost.

Tucked inside the 98 Broad address, with a street-level entrance, the space is bright with light, and courtyard and street views. Original brick details run through the private conference room, phone booths, and a generous storage room round the perimeter.

The right fit for a tech startup or a small business, while still being part of the community.

ORIGINAL HISTORY

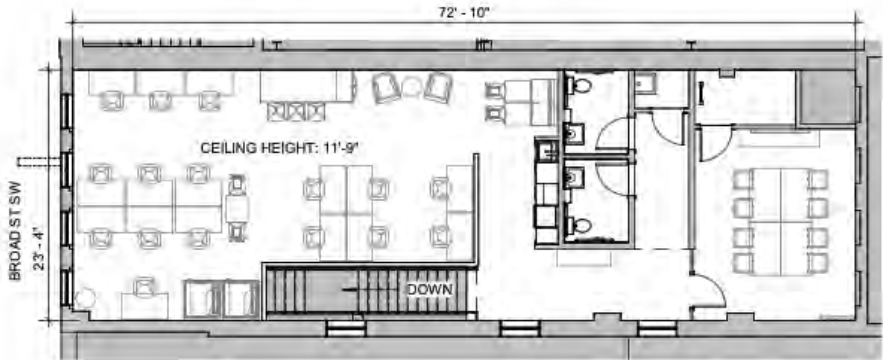
L. W. Rogers

Grocery / Chain Store Retail

Lewis Rogers built his grocery empire from this stretch of South Broad, growing from a single store to 130 locations across the South by 1925. His company reorganized, merged, and eventually became Colonial Stores, one of the largest supermarket chains in the Southeast.

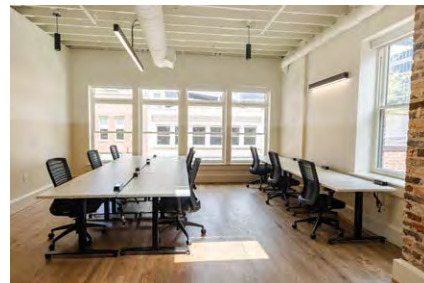
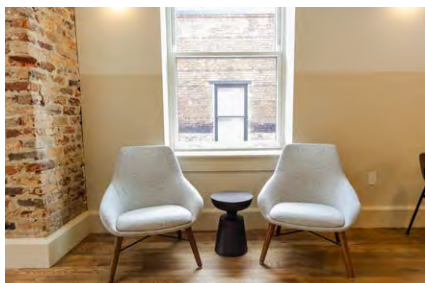
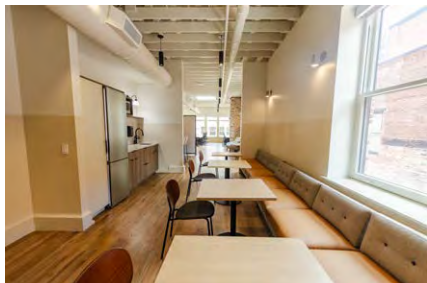
SHEET	1,570
SQ FT	16
MONTHLY	\$7,850
CONFERENCE ROOMS	1
PHONE BOOTHS	2
STORAGE	1

FLOOR PLAN · NOT TO SCALE



SUITE 94B

The A&P



THE SUITE

A small footprint with more light than suites twice its size.

A skylight overhead, and courtyard-facing windows that pull light in from every angle. Two phone booths, plus a large dedicated storage room — a rarity at this square footage.

Connects to 96B when you're ready for more room. A real office for a lean team, not a workaround.

ORIGINAL HOME OF

Great A&P Tea Co.

Grocery / Tea & Food Retail

The Great Atlantic & Pacific Tea Company opened one of its Atlanta storefronts here in the early 1900s, part of a retail revolution that turned grocery shopping from an ornate, credit-heavy affair into the no-frills cash-and-carry model that is still the "bread & butter" how Americans buy food today.

FACT SHEET

SQUARE FEET

1,147

DESKS

11

MONTHLY

\$5,735

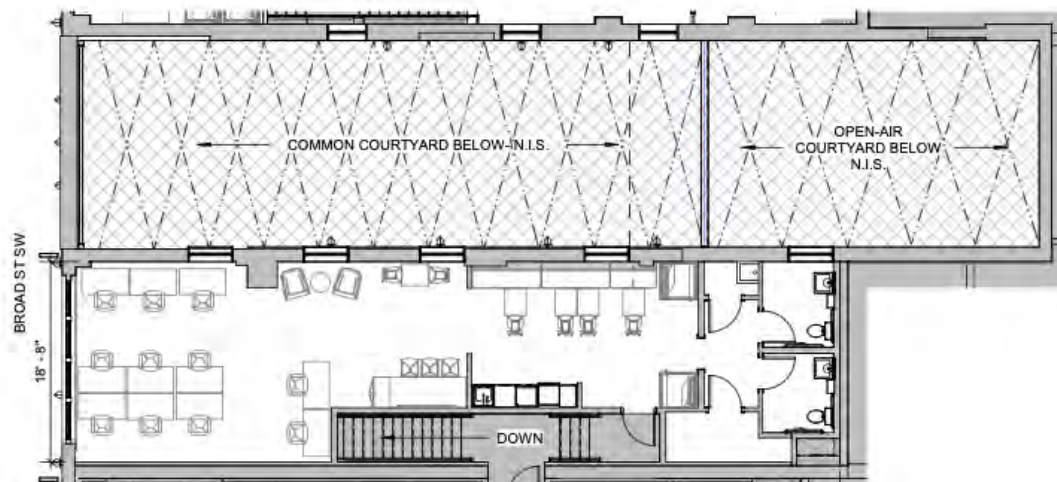
PHONE BOOTHS

2

STORAGE

1

FLOOR PLAN · NOT TO SCALE



SUITE 96B

The Rountree



THE SUITE

A cozy footprint with a story painted on the wall.

An original advertising mural anchors the space, with a skylight overhead, a dedicated storage room, and one phone booth.

Efficient, bright, and full of character Connects to 94B next door when you're ready to grow

ORIGINAL HOME OF

H. W. Rountree & Bro. Trunk & Bag Co.

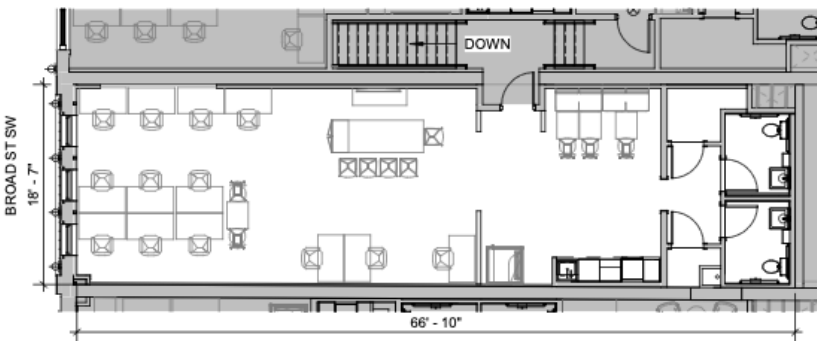
Trunk & Bag Manufacturing / Retail

H.W. Rountree & Bro. ran what they claimed was the largest trunk and bag manufacturing operation in the world, with an outpost in this building, built on a patented roller-tray design that made them the go-to outfitter for the era's exploding railroad travel market.

FACT SHEET

SQUARE FEET	1,156
DESKS	13
MONTHLY	\$5,780
PHONE BOOTHS	1
STORAGE	1

FLOOR PLAN · NOT TO SCALE



SUITE 98B

The Singer I



THE SUITE

Founders Green out the window — not a rendering, the actual view.

Original arched wall details, generous natural light, and two phone booths. The layout flexes easily — run it as one team or split it into two distinct zones.

Stacks with 98C on the floor above when you're looking to grow up, not out.

ORIGINAL HOME OF

Singer Sewing Machine Co.

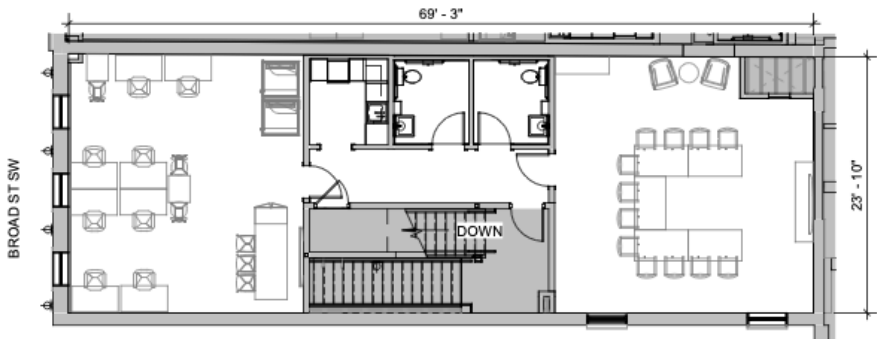
Sewing Machine Retail

Singer's South Broad presence predates their famous Peachtree Street flagship by years, and it was likely right here that Atlantans first encountered the installment payment plan, one of the earliest consumer credit programs in American history, that put a sewing machine in every home.

FACT SHEET

SQUARE FEET	1,401
DESKS	8-16
MONTHLY	\$7,005
PHONE BOOTHS	2

FLOOR PLAN · NOT TO SCALE



SUITE 98C

The Singer II



THE SUITE

Top floor, three sides of light, and a view worth the climb.

An expansive look at Founders Green from the top of the building, with an open, airy, two-sided layout and two phone booths.

Stacks with 98B on the floor below for teams who want the whole building.

ORIGINAL HOME OF

Singer Sewing Machine Co.

Sewing Machine Retail

Singer's South Broad presence predates their famous Peachtree Street flagship by years, and it was likely right here that Atlantans first encountered the installment payment plan, one of the earliest consumer credit programs in American history, that put a sewing machine in every home.

FACT SHEET

SQUARE FEET

1,401

DESKS

8-16

MONTHLY

\$7,005

PHONE BOOTHS

2

FLOOR PLAN · NOT TO SCALE

